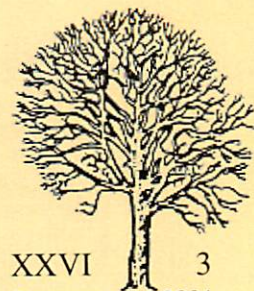


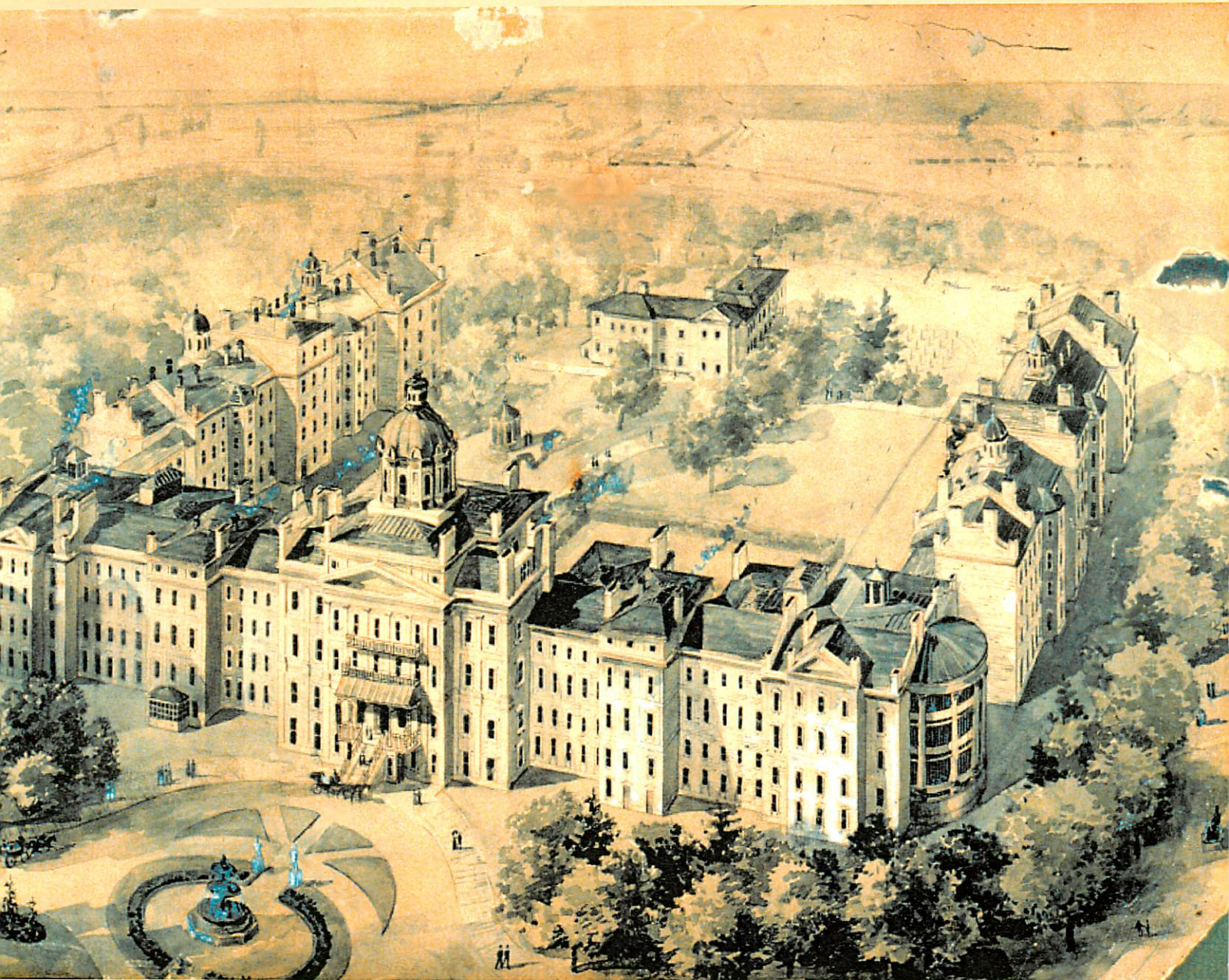
ACORN

The Journal of The Architectural Conservancy of Ontario



XXVI
Summer

3
2001



William James Thompson, untitled painting of the Provincial Asylum, Toronto. Ink and watercolour on paper, 1890



ACORN

Summer 2001 Volume XXVI, Number 3

ACORN is published three times yearly by
The Architectural Conservancy of Ontario.

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ISSN: 0704-0083

The financial support of the Ontario Ministry of Tourism, Culture and Recreation,
the Honourable Tim Hudak, Minister, is gratefully acknowledged.

Cover illustration: William James Thompson, untitled painting of
the Provincial Asylum, Toronto. Ink and watercolour on paper,
1890; collection of the Centre for Addiction and Mental Health
(CAMH), Toronto, courtesy CAMH Archives. Initially appeared as a
lithograph in the *Toronto Globe*, 5 April 1890.

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Advertising Rates

Business Card:
ACO member \$25.00
non-member \$35.00
Full Page: \$200.00

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Printed on recycled paper by
Alpha Graphics, Toronto,
Ontario

The opinions expressed by our
writers and contributors do not
necessarily reflect those of the
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From the Editor

2001 marks the 25th anniversary of a seminal battle in the preservation of Ontario's architectural record – one that preservationists lost with the demolition of 999 Queen Street West in Toronto in the fall of 1976.

Happily the building, its landscape, its use and the people associated with all of these are brought to life again in *The Provincial Asylum in Toronto*, published last year by the Toronto Branch of the ACO. Editor Edna Hudson and her co-writers are to be congratulated on filling a major gap in the history of Toronto.

This issue of ACORN salutes this accomplishment with a colour cover illustration (a first for ACORN!), a review of *The Provincial Asylum in Toronto* and an excerpt from it.

In the Epilogue to *The Provincial Asylum in Toronto* John Sewell writes:

The inability to preserve the fine 1846 structure at 999 Queen Street West stemmed from the difficulty of convincing public decision-makers that the bad image of a building was not a result of the building's structure. This proved to be an impossible task.

One wonders... had there been a Doors Open Toronto in 1975, the then-empty asylum building might have been included. Had there been line-ups to get in, like the later line-ups to see another old and nefarious structure, the Don Jail, might the public debate about the future of the building reached a different conclusion?

Put a different way, and to paraphrase Steen Eiler Rasmussen, it is not enough for the public to see architecture – they must experience it. Only then will the “impossible” task of convincing our public and

private decision-makers to opt for preservation become possible. The result? More “good” news about “bad” old buildings.

Speaking of the Don Jail, it is one of over 6,000 properties on the provincial Heritage Properties Database. Those of you have not seen this amazing inventory should go to <http://www.tourism.gov.on.ca> and follow the link which takes you directly to the database. A list of heritage conservation districts has recently been added to the Database. The list can be obtained by selecting «Heritage Conservation District» from the drop down box in the «Type of Recognition or Protection» search option. Check it out!

Dan Schneider



President's Message

As we enjoy the warm days of summer, it is time to reflect on the happenings of the last few months.

Our conference, *Cultural Landscapes*, was held in Kitchener on April 20-21 and was very well attended. It was wonderful to be able to explore the area and to learn more about conservation projects taking place in Waterloo Region. The members and Executive of North Waterloo Branch did a wonderful job of organizing the speakers, social events and meeting places. Hats off to them!

At our AGM on April 22, we said goodbye to three faithful members of the Executive – Bob Fair, Mary Glendinning and Turney Wong. Their dedication, knowledge and support have been appreciated over the last several years and we will miss them. Newly elected at the meeting were Nina Chapple (Hamilton), Nick Holman (Toronto) and Julie Ready (Thunder Bay). All three bring with them a wealth of experience in heritage conservation and we all look forward to working with them. A bit of good news in the May 9 Provincial

Budget: the government is proposing special property tax treatment for heritage properties (see article in this issue). While the details have not yet been worked out, Finance Minister Jim Flaherty announced that this program would be in place for January 1, 2002. We thank the many organizations and municipalities that supported this initiative and we look forward to seeing the results.

As I write this, our new Executive is about to have their first meeting and we look forward to having many new programs for our members and others during the coming year. We will keep everyone well informed of our ideas. In the meantime, I wish everyone a safe and happy summer and hope you get a chance to get out and explore our wonderful province.

And, looking ahead to fall, mark your calendars for our gala fundraising dinner on November 10.

Pat Malicki

Manager's Report

Concern in recent years over the demolition of historical buildings in Ontario has prompted the ACO, in cooperation with the Ontario Heritage Foundation and Community Heritage Ontario, to apply to the Ontario Trillium Foundation for funding to study how many structures have been lost and the reasons for such losses. Professor Robert Shipley of the University of Waterloo School of Planning will coordinate the project, with volunteers from across the province involved in the data collection. For more information, or to participate in the study, contact the ACO office. A decision on our application is expected in late August.

Grant applications have been submitted to the Ministry of Tourism, Culture and Recreation for funding of two positions through their Summer

****ACORN Deadline****
Winter Issue (includes branch reports) - October 12
Contributors - please mark your calendars now!

Experience Program. The Website Development Assistant will work towards developing a standardized format for posting text and images to our website. The Administrative Assistant – Board Development will work towards compiling a reference manual to assist Board members and Branch Presidents in their duties.

ACO's newest publication, *York County Mouldings from Historic Interiors*, by George W.J. Duncan is scheduled for release in time for your holiday gift giving. Save money by reserving your copy today. For details on ordering see the advertisement in this issue of ACORN.

Our Advisory Board continues its activities throughout the province with eight current projects in Kincardine, Port Hope, Burlington, Alliston, Uxbridge, Cambridge and Amherstburg.

Congratulations to all the hard workers in our North Waterloo Branch for organizing this year's conference *Cultural Landscapes*. The Kitchener/Waterloo events provided great food for mind, body and soul.

In April Julie Saunders joined the ACO as our new Administrative Assistant. Julie graduated from the University of Toronto with a degree in Fine Art History and received her Masters in Decorative Arts from The Bard Graduate Center in New York City. Julie has a background in non-profit administration and has been kept busy updating the computer files, membership lists, correspondence, et cetera. When not in the ACO office, she's working as an Historic Interpreter at Spadina House Museum in Toronto. Welcome Julie!

Pat Neal

Cultural Landscapes In Waterloo

The 2001 ACO Conference & AGM was held in Kitchener and other locales in Waterloo Region over the April 20-22 weekend. About 90 people attended.

The Saturday program included the following speakers and events.

Herbert Whitney (Professor of Geography, retired, Wilfrid Laurier University)

Presenting cityscape views of Kitchener's downtown core, Prof. Whitney gave clues to values in culture, history, human settlement and architectural history. A theme of "urban landscape as accumulation" was illustrated with examples of the "tension between existing built forms and newer needs." Certainly a city's landscape is not only about its newest structures. This cultural landscape was built up over time and reflects the inhabitants' institutional, industrial, religious, residential and commercial needs.

Masha Etkind (Professor of Architecture, Ryerson University)

Recently, the town of Meaford, Ontario, invited professors and students of Ryerson's Architecture and Landscape Architecture Programs to take part in a *charette*, or short-term, high intensity study session, to create dialogue and develop ideas for improving the town's potential for cultural tourism and economic development. Prof. Etkind described the study process, the communication with residents to determine the historical essence of the site, as well as the suggestions from participants to reconnect and integrate town streetscapes to the river, the waterfront

The 2001 ACO Conference & AGM



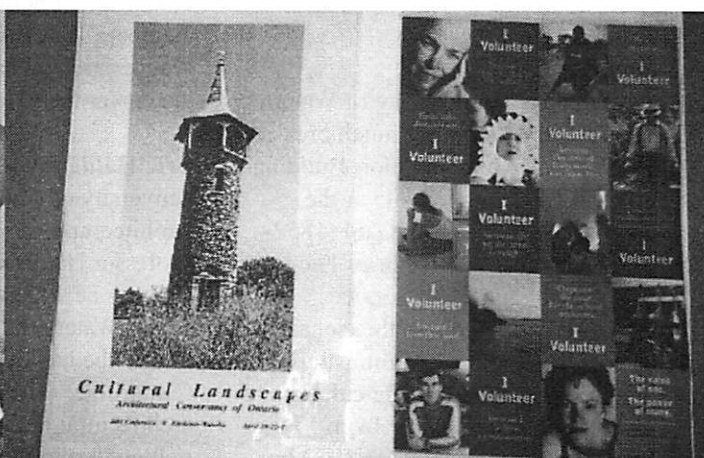
Castle Kilbride, linked to Wilmot Township
Administration Offices
photo: John Arndt



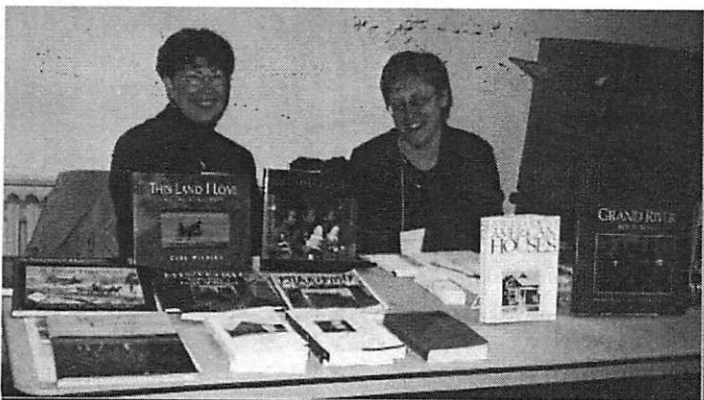
Conference Headquarters: the former Land Registry
Building (now the Registry Theatre) in Kitchener
photo: Brian Dietrich



Public Relations and Education Officer, Steve
Mavers, welcomes Conference guests at the Opening
Reception at the Homer Watson House and Gallery
photo: John Arndt



Posters for *Cultural Landscapes* and *International
Year of the Volunteer*
photo: Brian Dietrich



Gerry Engel and Patricia Neal display their wares
photo: Brian Dietrich



Kitchener-Waterloo Community Orchestra Flute
Quartet at the Saturday night banquet
photo: John Arndt

and harbour. Proposal drawings and plans were created in an attempt to delicately balance the historical sense of place with the future impact of new ideas and community development.

Owen Scott (Landscape Architect)
Southern Ontario was one of the first parts of the world to have its land parcels initially defined in a grid pattern. British officials imposed this linear planning rubric over the natural pattern of the land. Mr. Scott presented scenes (from the ground and the air) of modern day Waterloo Region and Wellington County that show the area's predominantly rectilinear rural fabric of concession roads, crop field layouts, and farm building designs. There are many examples of tension where the grid pattern meets the curving forms of natural areas.
[Editor's note: see accompanying article by Mr. Scott.]

Noon Hour Tour

The Regional Municipality of Waterloo facilitated access during lunch break to the Regional Administration Building and to the construction site at the former Waterloo County Gaol (1852-53). Ken Noonan, Director of Facilities Management and Fleet Services, welcomed everyone into the elegant foyer of the Regional Administration Building (1993) and public cafeteria to view murals painted by Selwyn Dewdney. Commissioned in 1952 by the Waterloo Trust and Savings Company (later Canada Trust), the six panels trace the history of Waterloo County from the time of First Nations settlements to the industrial prosperity of the 1950s.

Lunch was held at the Walper Terrace Hotel, a former stagecoach inn once owned by Frederick Gaukel, who in 1852 donated part of his farm property for the proposed new Gaol and Courthouse to ensure the appointment of Berlin as the new County seat. After lunch, Wendy Shearer, landscape architect of the millennium garden project, joined Brian Bechtel and Friends of the Governor's House and Gaol to give an on-site orientation tour

of the garden. Brian Bechtel is Project Manager of the redevelopment of the Gaol and Governor's House undertaken by the Regional Municipality of Waterloo.

Wendy Shearer (Landscape Architect)
An update was presented on the development of a Heritage Garden at the Gaol and Governor's House complex in downtown Kitchener. Through adaptive reuse, a micro landscape for quiet relaxation is being created within the walls of one exercise yard to reflect the cultural context of Victorian Berlin. Ms. Shearer was joined by North Waterloo ACO member Joyce Arndt who gave a brief history of the site and scope of the garden project. Regional Councillor Jean Haalboom then commented on her involvement in the project and the important role played by dedicated volunteers of heritage projects. ACO members Jean Haalboom and Patricia Wagner are co-chairs of the Friends of the Governor's House and Gaol.

Eric Haldenby (Director of the University of Waterloo School of Architecture)
Professor Haldenby presented the exciting new plan to move the University of Waterloo's School of Architecture to the banks of the Grand River in Cambridge. The city's significant architectural heritage will provide a rich cultural and physical landscape for the development of a new centre for the study and conservation of built heritage.

Chris Borgal (Architect)
The Central Experimental Farm's Agricultural Museum has undergone alterations and additions that have required sensitivity to the site's original landscape. Having created a master plan that guides future development of the site, Mr. Borgal and the design team have designed additional farm buildings with modern facilities placed in such a way that the views of significant older structures have been preserved. More efficient access to the site from surrounding roadways has been afforded by moving the main

entrance and re-directing visitor paths.

Warren Stauch (Teacher and Tour Guide)

At the Saturday evening banquet at Golf's Restaurant (along the Grand River in the Bridgeport area of Kitchener) Mr. Stauch spoke on the heritage of the Grand River as it passes through the Waterloo region. The history and geography along this designated Canadian Heritage River was well illustrated by his excellent selection of coloured slides. Mr. Stauch is active in the Waterloo Region Heritage Foundation and is still teaching part time. Ask him if he's done any "shun-piking" lately – we know he'd be glad to take you on a back roads tour!

**Stephen Robinson
and Joyce Arndt**

North Waterloo Region Branch

The Southern Ontario "Grid"

[Editor's Note: This article is based on a presentation at the ACO Conference in Kitchener in April 2001.]

The southern Ontario landscape was planned from afar in the late eighteenth century. In fact, a Scottish surveyor laid out the pattern



The "grid" in Wellesley Township,
Waterloo Region



Southern Ontario backroad in summer and winter

of development and settlement without setting foot on the continent.

The region was divided into a series of counties, townships and lots, each based on a gridiron pattern. Sideroads and concession roads provided the basic form. Rectangular and square lots of 100 and 200 acres fronting on these roads completed the development pattern. Today's rural landscape was so influenced by that gridiron pattern that it remains the predominant influence. Farmsteads were and are almost always at right angles to the roads; farmhouses face the road; laneways meet the roads at right angles; the arrangement of farm buildings is almost always rectilinear and coincident with the grid; even gardens and orchards reflect the gridiron pattern.

The gridiron pattern was a relatively easy way to organize and plan the landscape. The result is an organized and easy to understand pattern that lets one find his/her way back by simply making three right turns. However, the grid made no allowances for topography, wetlands, forests, or other natural features. When severe obstacles were encountered, roads either simply stopped (although road allowances continued), or were routed around the feature to re-join the grid on the other side.

The exception to this pre-planned, gridiron pattern was Waterloo Township, where development was the result of a land purchase from the native people by Pennsylvania Dutch settlers from the United States. They brought their land settlement patterns

which resulted in a very different form of development. Topography and other natural features were respected and roads joined farmsteads and villages, following paths of least resistance. Unlike the case with the gridiron landscape, if one is not familiar with the landmarks it is easy to become disoriented. This can give the impression that "one cannot get there from here" in the former Waterloo Township.

Early in the settlement of southern Ontario, trees were cut to provide cropland and by the middle of the nineteenth century, few of the forests encountered by the early settlers remained. As wheat farming gave way to mixed farming towards the latter part of the century, trees were planted to line roads and laneways, provide

windbreaks and shelter for farmsteads, and create orchards. The planting of these trees simply reinforced, in the third dimension, the gridiron, rectilinear pattern of roads, lots, farmstead buildings and fields.

One of the legacies of the gridiron pattern and the tree planting of the late nineteenth and early twentieth centuries that reinforced it are the tree-lined roads and laneways of southern Ontario. Unfortunately, many of these have succumbed to old age, disease, rural electrification lines and "improved" roads. Interestingly enough, roadside plantings were probably not done for aesthetic reasons, but mainly for a practical purpose that no longer pertains. Winter travel required snow on the road for the runners of sleighs and sleds. Because the landscape had become bereft of trees, roads were windswept and snow cover was difficult to maintain. As well, sun and winter thaws would melt snow on the roads, creating a muddy, impassable track. Roadside tree planting was initiated to trap snow on the roads and delay thaws, keeping them somewhat shaded from the sun.

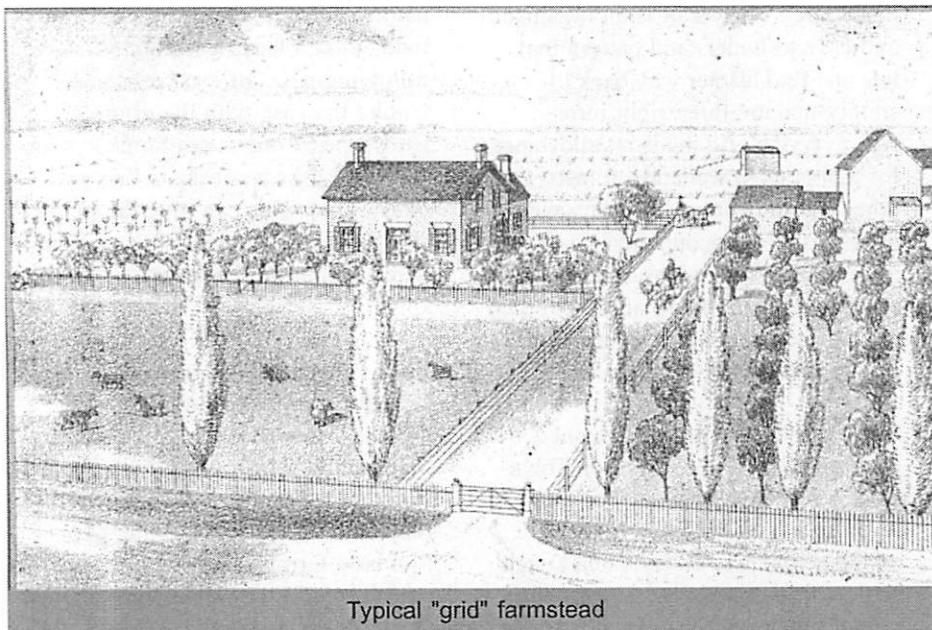
The Sugar Maple was the preferred choice, being readily available in farm woodlots, relatively easy to transplant, long-lived and hardy, providing good

shade, and of economic benefit for maple syrup production.

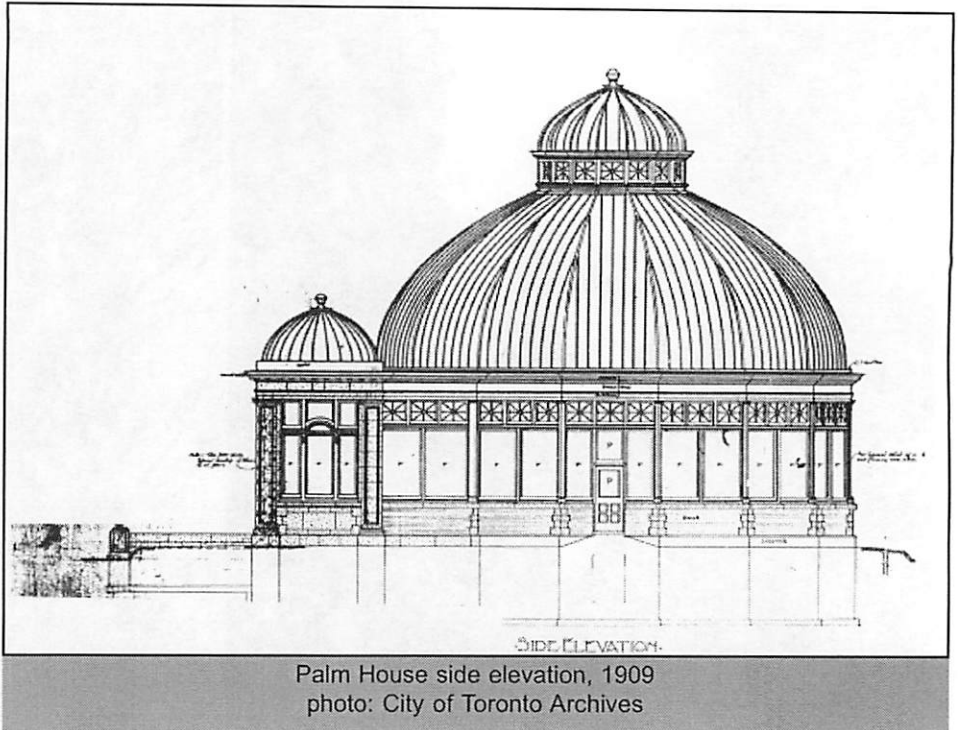
The legacy of southern Ontario's eighteenth century pre-planned gridiron remains and continues to influence our rural development patterns in many ways.

Owen R. Scott

Owen R. Scott is a landscape architect in Guelph, Ontario.



Typical "grid" farmstead



Palm House side elevation, 1909
photo: City of Toronto Archives

Allan Gardens

Allan Gardens in downtown Toronto is a green reminder of the legacy of the Allan family and one of the few intact remnants of their designs for their vast property.

The park lot system of early York was a seminal part of the city's founding, and none of the original 32 park lots has given the citizens of Toronto as generous a legacy of green space as the "Allan Lot" (or Park Lot IV – bounded by Sherbourne, Queen, George and Bloor streets). This lot once contained an urban trinity of Allan family-related green space: the Moss Park Estate, Allan Gardens (Toronto's second oldest public park after Queen's Park); and the Homewood Estate. All three are currently under some scrutiny for improvements and a revitalization feasibility study is underway for Allan Gardens and its conservatories.

William Allan purchased Park Lot IV in 1819, naming it after his birthplace in northeastern Scotland, Moss Park. Allan's only son, George William, had



View looking west toward the Palm House, 1913
photo: City of Toronto Archives

a house built on the northern part of the family lot in 1847, and called it Homewood. It was George who, taking his father's interest in horticulture, donated the middle portion of the lot to the Toronto Horticultural Society for the enjoyment of the citizens of Toronto. Officially opened by the Prince of Wales in 1860, the park was renamed Allan Gardens in 1901 upon George's death.

Allan Gardens is known for its large open space and botanical conservatory in the heart of Toronto. The park is approximately 13 acres in size, bounded by Carlton, Sherbourne, Gerrard and Jarvis streets. The classically proportioned and domed Palm House, designed by City of Toronto architect Robert McCallum, was constructed in 1909 and officially opened in 1910. The previous conservatory had burnt down. The Palm House was placed on the City of Toronto's first inventory of buildings of architectural and historical importance in 1973, and later designated under the Ontario Heritage Act.

In the spring of 1999 an informal group of architects and landscape

historians, local residents and conservatory lovers got together to form the Friends of Allan Gardens. The group was frustrated to find that there were no volunteer groups in existence for the upkeep of the park and were concerned that the Gardens had become less than a priority for the city. The deteriorated condition of the Palm House was also a major concern.

The Friends of Allan Gardens developed a vision statement committing the group to the conservation of the cultural, horticultural and built environment heritage of the city's second oldest public park. At its genesis in 1860 the park was intended, in the words of its donor, George Allan, "to promote the interest of horticulture and at the same time to provide a new source of healthful recreation and rational enjoyment" for Toronto's citizens. The Friends' goal is to enhance and find ways to further cultivate this legacy. They are working with the city and other stakeholders towards the restoration of the grounds and the historic conservatories, the expansion of their collections, and the continuous maintenance and care of a safe civic green space, thus making

Allan Gardens once again a focus for healthful recreation and rational enjoyment for the citizens and visitors of the city of Toronto.

The group went to local resident association meetings, community centres, etc. and found an enthusiastic response for the idea of a reinvestment of interest in the Gardens. With the help of the local city councillor several meetings were held in the Palm House where the group reached out to other potential allies – the Ontario Heritage Foundation, the Toronto Garden Club, the Toronto Board of Education and city officials.

These critical first meetings led to the creation of the city-run Allan Gardens Revitalization Advisory Committee. Its role is to advise and conceptualize a master plan and heritage guidelines for the revitalized Allan Gardens in the hopes of having the Palm House fully restored on its one hundredth birthday in 2009.

As of spring 2001, a consultant has been hired to conduct a feasibility study for the general concept plan arrived at by the Committee. Last year there was a complete building audit of the complex by Baird Sampson Neuert Architects, designers of the Butterfly House in Niagara. This audit helped the Committee understand the nature of any future repair work that would be required. With pressure from the Friends, the city has maintained funds for these repairs and has set aside the capital funds necessary over the next six years for the restoration, expansion and, we trust, revitalization of Allan Gardens.

David Winterton

David Winterton is an architect with ERA Architects Inc. and is the Chair of the Friends of Allan Gardens.

PROPERTY TAX INCENTIVES FOR HERITAGE PRESERVATION:

AN ONTARIO BUDGET PROPOSAL

The Ontario government may soon provide the biggest incentive yet for the preservation of Ontario's built heritage.

In presenting his budget to the Legislature on May 9, Ontario Finance Minister Jim Flaherty announced that:

To encourage the restoration and preservation of heritage buildings, the government proposes to give municipalities the ability to provide property tax relief to owners of buildings that are designated under the Ontario Heritage Act as being of architectural or historical value.

This initiative, which would lower property taxes for designated heritage buildings, will be welcomed by heritage activists across the Province, and by municipal leaders who see existing preservation tools as inadequate. Detailed implementation provisions have not yet been announced, but will be worked out in consultation with stakeholders.

As the old saying goes, the devil is in the details. But, then again, so are the angels. The details of implementation will specify the incentives facing property owners, and thus the impact on investment. Depending on how the details are resolved, Ontario's proposed program could significantly augment our built heritage for the benefit of future generations.

Here in brief are some of the key issues likely to arise as implementation provisions are worked out.

Opting in

The program will not be mandatory but will apply in those municipalities that opt in. The details of implementation will therefore be critical in determining how many municipalities will actually make use of the program. Municipal buy-in will in turn be a key factor in the program's success in meeting the Minister's objectives: restoration and preservation of heritage buildings.

Eligibility

Property tax relief could be provided to all designated buildings or alternatively could be restricted to designated buildings meeting further requirements such as being under heritage easement agreements.

First consider the possibility that all designated buildings qualify for a reduced tax rate. Once buildings are designated, improvements that increase assessed value would be taxed at a lower rate than today – potentially an incentive to invest in restoration. And, since any replacement building would be taxed at a higher rate, some encouragement to retain existing buildings would be provided.

However, there are two problems with applying the tax relief to all designated buildings. The first is that designated buildings can still be demolished after the owner gives notice and waits out the required period under the Ontario Heritage Act. There is no guarantee of retention. It would not be to anyone's credit if someone who has benefited from the lower tax rate ultimately opts for demolition.

Secondly, there is no guarantee that designated buildings will be well preserved by their owners. In the absence of an administrative mechanism to maintain standards of upkeep

for these buildings, a municipality may find that it has given a tax break to an owner who refuses to maintain a designated heritage building.

These issues could discourage municipalities from using the program. Taxpayers financing relief for eligible buildings might pay added taxes over a number of years, only to see demolition or deterioration of the very buildings they had paid to preserve.

This scenario suggests limiting tax relief to properties with heritage easement agreements as well as designation. Such agreements, entered into with either the municipality or the Ontario Heritage Foundation, provide the only effective preservation guarantee under Ontario's heritage legislation. As agreements are registered on title, they are binding on future owners.

If limited to properties with easement agreements, a reduced tax rate could provide a powerful incentive to enter into such agreements. Not all eligible property owners will take this step, which entails voluntary surrender of demolition rights, but the program's cost – in terms of taxes foregone – would be reduced to the extent that some owners choose not to participate.

Facades

Even where there is an easement agreement, some properties have retained only the facades from heritage buildings otherwise long gone. If the government follows the recommendation of MPP Marcel Beaubien, whose report recommended the assessment and property tax initiatives in the budget, only whole buildings will be eligible for the proposed program.

Heritage tax rates

It has not yet been determined how large the reduction in tax rates will be for heritage properties. As municipalities normally set tax rates based on assessments to cover budgeted expenditures, the assumption might be that

rates will be set by each municipality. This is not necessarily so. Sources close to Queen's Park have reported that provincial officials have been discussing the possibility of including discounts for heritage tax classes in the legislation itself. If the latter possibility is correct, it may be an additional factor in a municipality's decision whether to opt in.

Distribution of costs

A decision will have to be made on how foregone revenues can be made up. Where taxes are reduced on heritage buildings in the commercial, industrial or multi-residential classes, one possibility is that municipalities could make up foregone revenues *within* the class.

This scenario was supported by Marcel Beaubien's Report in its suggestion of heritage *subclasses* under the Assessment Act. In this way, residential buildings would pick up only the taxes foregone on residential heritage buildings. Taxes on residential buildings would not increase to fund taxes foregone for non-residential heritage buildings.

For better or worse, local councils have generally been reluctant to shift tax burdens from business to residential properties. To the extent that the proposed program permits them to avoid such shifts, it is more likely to be actively used.

Provincial participation

In a number of cases, the Province has offered to match municipal tax reductions with education tax reductions. For example, municipalities can reduce property taxes on facilities accommodating professional sports. If they do, the Province will match these reductions on the education side. Ottawa's Corel Centre is a notable beneficiary of this program.

While matching dollars are not a guarantee that municipalities will grant tax reductions – for example

The Port Hope Branch ACO

ANNUAL HOUSE TOUR

Saturday, September 29, 2001 from 10 a.m. – 4 p.m.

Tickets for this tour sell out quickly. The cost is \$20 per person and proceeds go towards ACO projects in the community.

For tickets or additional information call (905) 885-7929
or e-mail aco@eagle.ca

For information on Port Hope and our many charming bed & breakfast accommodations call 1-888-PORT HOPE.

Toronto chose not to reduce taxes on the Skydome or Air Canada Centre – matching dollars would probably make a heritage tax reduction program more attractive to municipalities.

Conclusion

All in all, the government's initiative is a welcome and highly commendable step. The way the government handles the details described in this article will determine how successful the program will be. And there will not be a long lapse of time before the details are resolved. The Finance Minister announced in his budget speech that the program would be in place before January 1, 2002. If the program is to be as significant as it could be, now is the time for those who care for Ontario's heritage to make their voices heard.

Sheldon Godfrey and Peter Tomlinson

Sheldon Godfrey, C. M., is a former Chair of the Heritage Canada Foundation.

Peter Tomlinson, PhD., is a consultant and Lecturer in Economics at the University of Toronto.

BRANTFORD'S PROPOSED HERITAGE INVENTORY

The City of Brantford proposes to spend \$330,000 over a period of three years to do a study of approximately 11,500 buildings in nine designated neighbourhoods. The City's Planning Department has generously provided the writer with a copy of the proposal.

What is the projected scope of the work?

1. Development of a rating system for both architectural and historical significance.
2. Design of work/data sheet-forms.
3. Review and possible integration of probably a dozen or so previous part-studies.
4. Develop a Lotus Notes database which can be made available on the Internet, avoiding the pitfalls of previous such attempts which seem to have become inaccessible.
5. Research and document neighbourhood development.
6. Provide and incorporate at least

one photo of each building.

7. Catalogue features and integrity using sources dating back at least to the nineteenth century.
8. Develop a "significant persons" database to assist in the historical analysis.
9. Research construction dates and list all building occupants and identify the historical significance of these occupants, checking all possible sources, and including vacant and removed buildings. References elsewhere in the proposal suggest that this research should go back at least to the nineteenth century.
10. Evaluate architectural and historic merit (see numbers 1, 8 and 9 above) and "assign heritage ranking."
11. "In conjunction with Planning and Engineering Staff, develop a list of lands uses that, due to past practices, are a concern for potential environmental contamination. Identify and record properties that meet criteria." (I have put this one in quotes because I find it somewhat ambiguous and potentially massive in its implications.)
12. Record all data for easy computer access.
13. Develop analytical tables and



One of the approx. 11,500 Brantford properties to be covered by the inventory project: the Brant County Land Registry Office (1920) photo courtesy the City of Brantford

- maps with assigned category for each of nine different neighbourhoods.
14. Prepare reports documenting the achievement of all the preceding thirteen points; make this material available on CD and on the City's web site, if feasible.
 15. Present progress reports and final reports to the Brantford Heritage Committee and to the Community Development Sector Committee.
 16. Prepare a communications plan to cover the entire term of the study.

Two consultants will be hired to do this work. They will both hold university degrees (or possibly a college certificate in architectural technology) and have a minimum of

three years experience. Assuming an eight hour day, this is under 12,000 hours, subtracting weekends and two weeks annual holidays and eight annual statutory holidays. This leaves about an hour per building and a little less than \$29 per building. Since the budget is \$330,000, one has to assume that about half of this is for salaries and about half for expenses and overhead. This suggests salaries of about \$27,500 per annum for each person. The program proposal foresees possible involvement of students at the Brantford campus of Wilfrid Laurier University, and such involvement could possibly provide some "cheap labour."

The writer was a member of the Brantford Heritage Committee (LACAC) for 17 years, has been a member of the ACO for a longer period, and a member of Heritage Canada for a shorter period. I spent two years in a B. Arch. Program (University of Pennsylvania 1946-48) and about seven years in the building/construction industry. I give this background only so that readers will have a better comprehension of where I am coming from.

I was able to exchange ideas with a few members/former members of the Brantford Heritage Committee and the one-time Brant County Branch of the

In Memory of Alan Wood

Alan Wood, a past president of Toronto Branch of the Conservancy, and a long time activist in the Annex Ratepayers Association, died on April 12, 2001. Alan had been in failing health and contracted pneumonia after a fall.

Alan had many interests and my first contact with him was through his interest in cars rather than architecture. In the 1960s he owned and frequently drove a truly large open Bentley from the 1930s, as well as an MG. We participated in some car rallies together and he served on the executive of the MG Car Club of Toronto.

Alan's and his wife Vera's house at 29 Lowther Avenue in Toronto is illustrated in Eric Arthur's *Toronto - No Mean*

City. It is a delightful house and has been maintained with love and attention to detail. Alan worked hard to resist the intrusion of highrise development in the Annex and, despite having a monstrous apartment block at his back fence, he continued to advocate the preservation of as much of the area as possible.

Alan was president of the Toronto Branch at a time when the Conservancy held monthly meetings at the Heliconian Club in Yorkville and attendance was often "standing room only." It is due to Alan and people like him that Toronto has been able to save so much of its neighbourhood character.

Bill Moffet

ACO. Their help is gratefully acknowledged, while I assume full responsibility for the position given below.

The most significant questions I see are:

1. Can people of this calibre be hired for such salaries? (Or have expenses and overhead been omitted from the proposal?)
2. Can this quantity of work possibly be done in an average of one hour per building? I would guess that establishing complete lists of all occupants of all buildings from their time of construction, alone, would take over an hour per building (see point number 9 above).

I wish every success to this enterprise, which would certainly be a massive achievement for the city I have chosen to make my home for the past 36 years. Unfortunately, my nature incorporates a degree of cynicism that causes me to have grave misgivings. I see the scope of the study as much too vast and the proposed resources to carry it out as woefully inadequate.

Michael Keefe

Doors Open at the Lakeshore Psychiatric Hospital

Toronto held its second annual Doors Open on May 26 and 27. This year 91 buildings were open. We visited nine sites and this involved six hours on Saturday and three on Sunday. Obviously, we are hoping that this event will continue for many years to come since we have many more buildings to visit and explore.

This year three of the sites were on the former Lakeshore Psychiatric Hospital

grounds. One of the three, the gatehouse, has been adapted to a new use and has been functioning for several years. But the many buildings being renovated by Humber College have only been open for classes since September 2000 and they are still a work in progress. The third site, the Assembly Hall, was still under construction but was scheduled to open with a new play «Swimming to Shore» on May 31.

Not open this year, but nevertheless of interest, is another project on the site by the City of Toronto Parks and Recreation Department. This involves the large power plant that formerly provided heat to all of the buildings at the hospital via buried steam and condensate return lines in a network of tunnels. This building will be next to a new skating rink for recreational skating and will contain services, change rooms, and related park facilities.

It is exciting to see this long unused site, threatened with demolition and redevelopment for many years, being sympathetically adapted to new and varied uses. Even more remarkable is the fact that this one large provincially owned property is being developed by many parties – Humber College, a provincially funded Applied Arts and Technology second campus, Toronto Culture, Toronto Parks, and a volunteer, provincially assisted, organization.

The hospital was founded in the late 1800s and major construction took place in the 1890s when the central group of residential blocks was constructed. The gatehouse, director's home, power house, and assembly hall were all built in this period, the latter in 1898. The concept was to provide the patients with home-like accommodation and to give them occupation (probably what we would now call occupational therapy) on the adjacent and nearby farms owned by the hospital. The residences form an attractive complex of two storey blocks around a rectangular park-like space.



The Gatehouse from the Queenway
Photo: Bill Moffet



The Assembly Hall showing original 1898 building with new entrance.
Photo: Bill Moffet



Humber College Lakeshore Campus residential block with new canopy and steps
Photo: Bill Moffet



Humber College Building "D"
Photo: Bill Moffet

The buildings are simply but pleasantly detailed with stone foundations, brick walls, sandstone lintels, and slate roofs. There were many generous open porches which have long since been demolished and numerous fireplaces with nicely detailed chimneys. Only two chimneys remain. In the 1930s a new surge of construction took place with large glassed-in sunrooms added to each residential block. These additions were well integrated although the materials were simplified – no stone base and no sandstone lintels but well constructed brick walls with stucco panels and brick details.

The development of the three sites present an interesting contrast in adaptive re-use and sympathetic architectural development.

The gatehouse is a moderate sized residence located close to the Queensway. It has been developed as a drop in centre for abusive family situations and is staffed by volunteers and some full time guidance and counselling personnel assisted by the police. The exterior has been sympathetically restored with little change. An attractive garden has been developed by volunteers creating an oasis on a rather unattractive street. Internally, the spaces are not greatly altered, the stairs remain, and the rooms strive to retain a residential character. This is a well-done, low budget adaptation to a new use which closely relates to its original purpose.

The Humber College project is a much larger project that will extend over at least a ten year period. The architects, Taylor/Hazel, worked with Humber College to develop a long-range master plan and have continued with the detailed design of each building. The buildings have been carefully restored externally and the central court has been cleverly developed to create a central campus. Each of the residential blocks has a new canopy that is briskly modern but genuinely sympathetic to the buildings. Internally, the buildings have been entirely

The Provincial Asylum in Toronto: an excerpt

The Spatial Reality at the Asylum in Toronto

The land having been acquired in 1844, the first problem that engages the architect is where to locate the building on the site. This low-lying 50 acres was formerly the grounds of the Garrison Military Reserve, and extended south from Queen Street toward the lake. The land was not distinguished by prominent features such as any dramatic changes in elevation, standing water nor major stream. The siting was determined by a host of factors. The institution had to be self-sufficient as to water supply so being approximate to the lake was crucial. Further, Howard was reassured that the complex would indeed be growing so that the first phase must be a building as close to Queen Street as could be tolerated so that its location did not impinge on later building. But that concern was tempered by the fact that the central administration building had to be sufficiently visible to be understood in the public mind. As well, in part it had to shelter the patients whether at leisure or in other activities from the prying eyes of the general public. The location had as well to be convenient for the suppliers, tradesmen and visitors. So, the building was to be close to Queen Street but removed from it. Howard's compromise – a 300 foot set-back from the Queen Street road allowance.

– Edna Hudson

redeveloped – a necessity considering the change from residential psychiatric care to teaching facility. The eventual campus gives every indication of being a very successful development, using the existing architecture to its best advantage.

The Assembly Hall is an unusual structure. It was built in 1898 to serve as an assembly hall, recreation hall, and church. Over the years it was used for concerts, dances, religious services, and community events. By the 1930s it was in poor repair but was revitalized by Dr. H.C. Moorehouse, the Director in the 1950s, and continued in use until 1979. Unused for 20 years, it was seen by local arts and community service groups as a potential cultural centre. In 1998 Teeple Architects with Lett/Smith Architects were commissioned to restore/renovate the original assembly hall building; this included adding a new entrance with foyer and stairs, providing activity rooms and theatre facilities as well as upgrading exiting and disabled access to meet current building codes. The main exterior of the hall has been restored and a large

rectangular glass box has been added on the west side. The addition is visually jarring from the exterior and the interior spaces are awkward and cramped. Where the addition encloses the existing windows, the round headed openings have been harshly chopped off and the stair leads up to a strangely awkward vestibule to the hall. The final impression is that the overall building has been well preserved but the adaptation and addition have not been as successful as in the other projects on the site.

The grounds of the Hospital are large and contain many mature trees and broad lawns which open onto Lake Ontario. They now give access to the recently created Colonel Smith Park. The province and the city (recently Etobicoke and now Toronto) are to be congratulated for preserving both the architecture and landscape of this very large urban site.

Bill Moffet

The Provincial Asylum in Toronto: Reflections on Social and Architectural History

Editor: Edna Hudson.

Published by the Toronto Region Architectural Conservancy, 2000.
\$30.00

We do a lot more than identify a building when we intone its name. There are buildings whose names we speak with admiration and even reverence, like the Parthenon, where the name conjures up its beauty and associations with the birth of democracy. And buildings, like Queen's Park, whose names we speak with a certain disdain, referencing perhaps how democracy functions (or not) in Ontario.

When I moved to Toronto in the fall of 1976, John Howard's Provincial Lunatic Asylum was still standing. It was called "999 Queen Street." And the way those words were spoken made it quite clear to me what type of building it was. I had heard the same intonation growing up in Oshawa every time I heard some one mention "Whitby Psych."

The Provincial Asylum in Toronto is a collection of essays which leads the reader from the initial planning for the Asylum in the 1840s to the issues which brought about its demolition in the 1970s. Written by different authors, each of the essays covers a different aspect of the institution's physical or historical development. We learn about the building itself and about the individuals and institutions that shaped the growth of the largest psychiatric hospital in Ontario.

Each author tells the part of the story which demonstrates their particular area of expertise. Douglas Richardson's description of how the

THE PROVINCIAL ASYLUM IN TORONTO

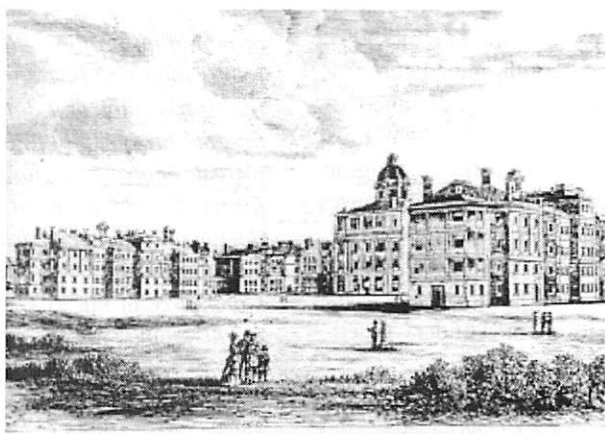
REFLECTIONS ON SOCIAL AND ARCHITECTURAL HISTORY

Editor: Edna Hudson

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**The story from 1850 of an historic Toronto legacy:
the Centre for Addiction and Mental Health's (CAMH)
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Friends of the Archives and Museum
Centre for Addiction and Mental Health
Room 1020, Administration Building, Queen Street Site
1001 Queen Street West, Toronto (416) 535-8501, x.2159

asylum relates architecturally to other major institutional buildings erected in Toronto during this period is of particular interest. But so is the essay by William Brown about the important role the hospital played in the history of nursing education in Ontario. Depending on the author, the essay may be a short biography (John Howard, Joseph Workman or Dr. Daniel Clark), a historical narrative or a discussion of the architectural and planning issues involved in nineteenth and twentieth century psychiatric hospital design. The material is always interesting and informative and the book contains a fine collection of illustrations that complement the text. As editor, Edna Hudson is to be congratulated for bringing the right individuals and topics together in one volume.

Had such a book been written thirty years ago, perhaps the fate of "999 Queen Street" might have been different. It might have changed – for the better – the tone in which its name was spoken. I like to imagine this fine little book as one of a series of similar volumes written with the purpose of changing the public and political perception of certain "misunderstood" or "under-valued"

heritage buildings. Maple Leaf Gardens comes to mind; so does Union Station.

Fred Cane

Fred Cane is a conservation advisor with the Ministry of Tourism, Culture and Recreation.

Interior Mouldings of the 1910s to 1920s An excerpt from George W.J. Duncan's York County Mouldings

In the Winter 2001 issue of ACORN, the upcoming publication of a new book, York County Mouldings from Historic Interiors, was first announced. More than simply a record of moulding profiles, this technical publication will be a guide for those trying to establish a date of construction for pre-1920 buildings, will provide information for restoration projects, and will assist researchers in documenting interior trim in their own communities. The Publications Committee of the ACO is continuing to raise funds for the publication of

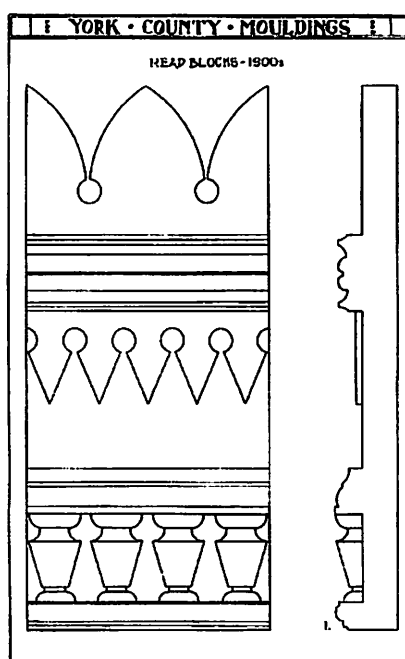
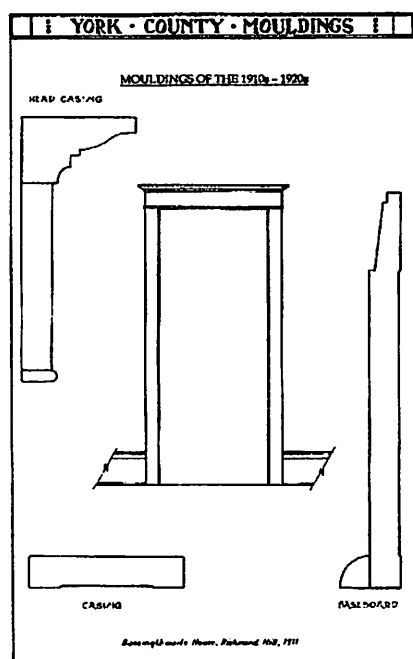
York County Mouldings, and to date has received generous support from several heritage organizations.

To give the readers of ACORN a sampling of the contents of York County Mouldings, the following excerpt from the text, accompanied by an illustration from the book, is presented here.

Mouldings of the 1910s reflect the Edwardian Classicism that was prevalent in architecture at the time. This is most evident in the treatment of door and window openings, which commonly featured flat pilaster trim completed with an entablature composed of a flat frieze (head casing), a narrow neck moulding (fillet) and a cornice (cap moulding). Sometimes, base blocks were used. This type of treatment, which was used in buildings of diverse architectural styles, was combined with relatively plain baseboards, as well as wainscoting, picture mouldings and plate rails. The associated moulding profiles were flattened and simple, cut from 1/2 inch stock. The ogee shape was a typical detail — a modified and simplified holdover from the first three quarters of the previous century.

Although the pilaster trim capped with an entablature was characteristic of the period, architrave trim was also used. Corners were either mitred or butt-jointed. The trim either consisted of a single-piece casing, or included an applied backband rebated to fit around the outside edge of the casing. When a single-piece casing was used, it was usual to mitre the corners. When a plain casing with a moulded inner edge was used, the casing was often butt-jointed, except for the inner edge, which was mitred. Applied backbands were generally mitred at the corners.

In this survey of rural York County buildings, some late Victorian mouldings were found in a limited number of houses built after 1900 and prior to the First World War. By the end of the 1910's, these ornate profiles were no



longer in use. By the 1920s, pilaster trim capped with an entablature became less common in favour of narrow architrave trim. The square-edged trim associated with the Arts and Crafts style, a significant stylistic influence in the early years of the 20th century, appears to have been uncommon in rural York County, based on the buildings examined, although its use was widely promoted in pattern books of the day. Instead, the builders of the area seemed to feel more comfortable with the more conservative so-called "Colonial" trim styles.

The simple mouldings of the 1910s to 1920s were ideal for emphasizing the colour and grain of the naturally-finished woods in popular use at the time: fir, oak and gumwood.

For more information on York County Mouldings, contact Patricia Neal at the ACO office: 416-367-8075, e-mail aco@on.aibn.com, fax 416-367-8630.

Letters to the Editor

In response to a Letter to the Editor from Tom Browne in the Winter 2001 issue: our Branch held a walking tour of the area on April 18, 1999 and we were given a rather extensive tour of the church by the caretaker. At that time it was still in excellent condition and was being carefully looked after by a number of local residents. My understanding was that there were only one or two occasions a year where the church was in general use although they did hold other special events there such as weddings. If anyone has the occasion to venture up the Shelter Valley Road to Vernonville, it is certainly worth the visit. This is one of the prettiest churches I have seen – the setting and design remind one of a New England village.

Dan Atkinson

Quinte Branch

A New Reference Book on Period Mouldings York County Mouldings from Historic Interiors, 1820-1920 to be published this fall by the ACO

York County Mouldings is the culmination of over six years of research and documentation by ACO member George Duncan. This new reference book contains more than 350 full-size profiles of casings, baseboards, chair rails and other interior architectural mouldings from over 100 buildings, bound in a large, atlas-style format. Although the study area was rural York County, the profiles are representative of Ontario generally and will therefore be of interest well beyond the boundaries of the sample area.

In addition to the rich variety of moulding profiles, *York County Mouldings* is a comprehensive reference work on the subject of interior trim that covers hand and machine production, moulding structure and installation, the woods used and the finishes applied. *York County Mouldings* is the ultimate resource on period trim in Ontario.

This new book will be of special interest to architects, architectural historians, LACACs, designers, woodworkers and those restoring heritage buildings. The actual-size drawings show the mouldings in their full splendour.

Organizations contributing to the costs of this publication include:

Markham District Historical Society
Vaughan Township Historical Society
Pennsylvania German Folklore
Society of Ontario - York Chapter

The ACO is offering a one-time opportunity to purchase this important new book at a special advance price of \$24.95 (good until September 28 only).

Be sure to order a copy for your architectural library, as this first edition will be limited to 1000 copies.

* * * * *

I am writing this letter in response to a question asked by Tom Browne in his letter to the editor in the winter 2001 issue of ACORN.

Although I am not a subscriber of your magazine, I am interested in the heritage of our land and buildings. I was a member of the Haldimand Township LACAC for some years in the 1980s and 1990s. I was quite pleased to be able to help when I had a request from two of your subscribers regarding the letter from Mr. Browne asking about Vernonville Church.

The reason I was asked is that I am a lifetime resident of Vernonville community and have been connected with this church in one way or another all my life.

Mr. Browne mentioned that the church was Presbyterian around 1920; in 1925 it became a United Church because of Church Union in that year. Vernonville Church was always affiliated with Grafton as part of a three-point charge (Wicklow being the third church) and this continued until late in the 1960s. Vernonville Church celebrated its centennial in 1962. Also about this time the congregations were getting smaller and it was thought by Presbytery that it was no longer viable to keep the church open because of the lack of member families and the necessary revenue to meet expenses. The Vernonville church was closed as a regular place of worship in June 1969.

Since then the church has been opened once a year, the second Sunday in June, for what is called Decoration Day, when people put flowers on their ancestors' graves and have a church service in the afternoon. In the mid-1980s Presbytery approved opening the church to celebrate anniversary services which are held the second Sunday of July. After the formal closing, there were some requests to have marriages and baptisms performed in the church and these are allowed on approval of the Pastoral Charge and Presbytery.

Many local people were interested in preserving the church building because it was the focal point of the cemetery as well as being an important part of the history of the area. The following account reveals what was and is being done to preserve this fine example of a small country church.

In 1985 an application for Vernonville Church to be classed as a heritage building was presented to Haldimand Township through its LACAC, and after meeting the necessary requirements a by-law was passed by the council of the township, By-law 85-13. Designation as a heritage building meant it was possible to receive a grant for preservation purposes, which was used to paint the outside of the church – this was done in 1986. In 1989 with some more grant money the roof of the main building was reshingled with cedar shingles.



The interior ceiling, walls and windows needed repainting and this was done by volunteer help under the direction of a professional painter with family connections with this church. In fact his wife is directly descended from the original master carpenter, James Johnstone, who was a builder of the church in 1862. This interior painting was done in May and June 1990 without the benefit of grant money.

The mural at the front of the sanctuary was not touched at this time because it still was and is in good condition. However, a professional artist no doubt would see some imperfections that could be corrected to bring it back to its original glory.

Mr. Browne mentioned in his article that his grandfather Peter Charles Browne painted this mural in 1920. There was at that time a teenager,

Keith Wart, who lived in Vernonville and later wrote a history of Vernonville, Wicklow and the Waith family in 1970 in which he makes reference to this event in the history of Vernonville Church. He wrote that he well remembered when Mr. Browne from Toronto came to paint this mural in 1920 and that he and several other young folks of the area spent many evenings watching the progress of Mr. Browne's work.

In 1992, the paint on the outside of the building was in bad condition in places and repainting was done without the benefit of grants. In 1996 some shingles of the steeple were replaced. In 1997 the outside of the church was again repainted where needed. During the year 2000 the belfry had some necessary work done to keep pigeons from getting into the church. This year 2001 the Sunday School room is being redecorated. Also this year plans have been made to have a new wrought iron fence put along the southern boundary of the cemetery.

The money needed for repairs is obtained from donations and bequests to the Heritage Account, which is especially set up for this purpose under the direction of the Vernonville United Church Cemetery Board.

In conclusion I would say that Vernonville Church is in good condition and is kept that way thanks to many interested persons who are proud to preserve this piece of heritage in its beautiful setting in the village of Vernonville.

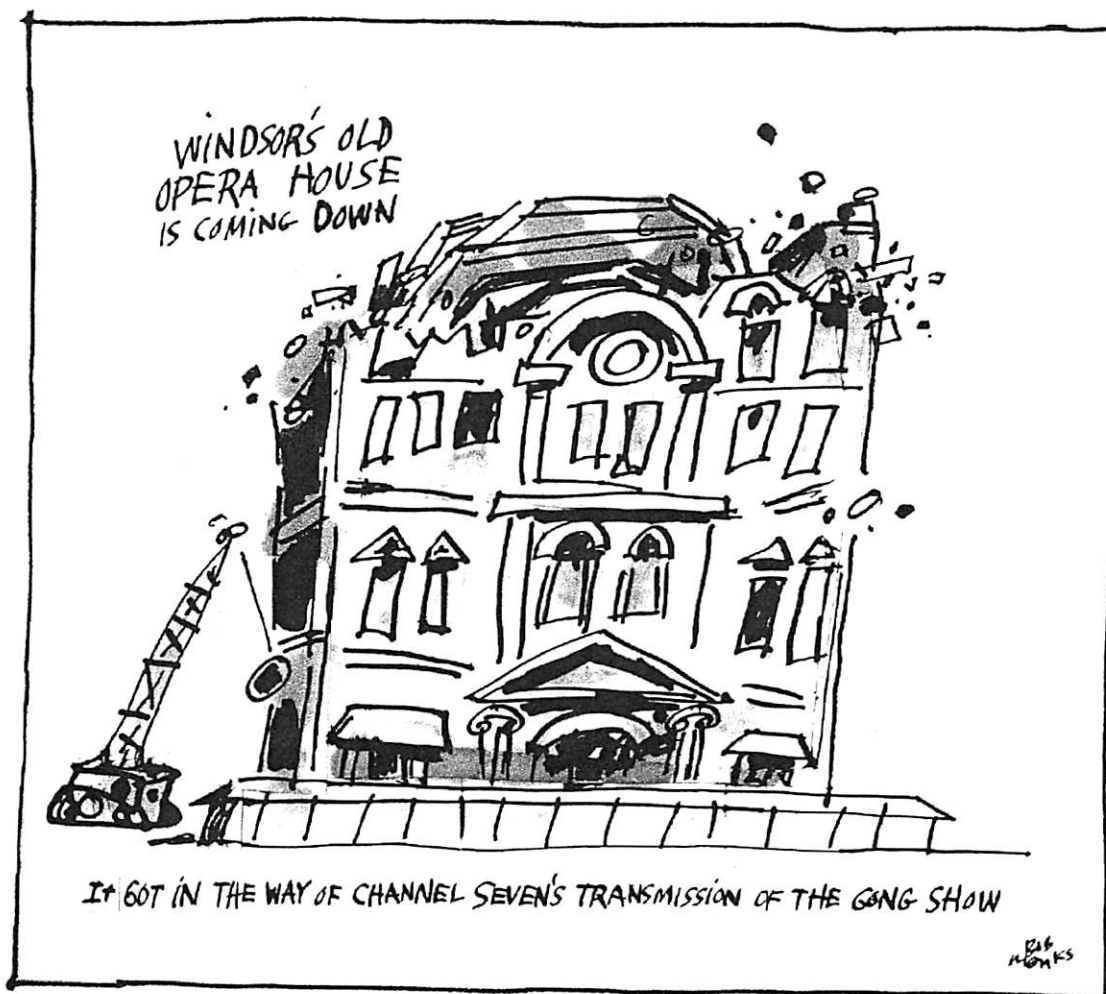
The two Sundays that Vernonville Church is open and has a church service are Decoration Day (second Sunday in June) at 2:30 p.m. and Anniversary Sunday (second Sunday in July) at 11:00 a.m. Everyone is welcome.

Doug Deviney

P.S. Would you please make Mr. Browne aware of this information and if he would like to once again see the mural, I can make the arrangements.

Great Heritage Cartoons

Editor's Note:
Great Heritage Cartoons will be a regular feature of ACORN. Please submit your favourite cartoon on a heritage or preservation issue. This issue's cartoon, by Windsor cartoonist extraordinaire Bob Monks, is from the 1970s and is provided courtesy of Pat Malicki.



COMING EVENTS

ACO meetings

September 8, 2001 (Council), Cambridge;
October 20, 2001 (Executive), Toronto;
November 10, 2001 (Council), Toronto.

Port Hope Annual House Tour

Saturday, September 29, 2001,
10 a.m. – 4 p.m. Tickets \$20.
For information call 905-885-7929.

Heritage Canada Annual Conference

October 11-14, 2001, Toronto. Preservation Days: The Economics of Heritage Conservation. For information: (613) 237-1066 or www.heritagecanada.org

Community Heritage Ontario: Bus Tour to Lowell, Massachusetts

October 18-21, 2001. Visit the Bootts Cotton Mills Museum (a working cotton mill), the New England Quilt Museum, the American Textile History Museum, restored main streets, renovated buildings, Lowell National Historic Park. Cost: single \$668; double \$405.25 per person (includes bus transportation, three nights hotel accommodation and a museum tour). For further information contact Marg Jackson at (905) 728-3488.

ACO Annual Fundraising Dinner

Saturday, November 13, 2001. University Club, 380 University Avenue, Toronto. Guest speaker will be Ontario Heritage Foundation Chairman Alan Gotlieb.

The Architectural Conservancy of Ontario
Suite 204, 10 Adelaide Street East
Toronto, Ontario M5C 1J3

